Registered No. HSE-49/2016

RIGHT TO INFORMATION

ఆంధ్రప్రదేశ్ రాజపత్రము

THE ANDHRA PRADESH GAZETTE

PUBLISHED BY AUTHORITY

PART I EXTRAORDINARY

No.18 AMARAVATI, FRIDAY, JANUARY 9, 2026 **G.999**

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT (H)

ELURU URBAN DEVELOPMENT AUTHORITY – PROPOSAL FOR DELETION AND RE-ALIGNMENT OF 40'-0" PROPOSED MASTER PLAN ROADS IN R.S.NO.125 TO 130 IN THE SANCTIONED MASTER PLAN OF BHIMAVARAM AND ALSO TO CONSIDER CHANGE OF LAND USE FROM ROAD AREA TO RESIDENTIAL USE AFTER DELETION OF ROADS APPLIED BY SRI B.N.V.S.B.NARASIMHA RAO S/O YOGESWARA RAO OF BHIMAVARAM –DRAFT VARIATION– CONFIRMED –ORDERS - ISSUED.

[G.O.Ms.No.05, Municipal Administration (H) Department, Dated: 09th January 2026]

NOTIFICATION

The following variation to the Bhimavaram General Town Planning Scheme, the Master Plan of Bhimavaram which was Sanctioned in G.O.Ms.No.9 MA&UD, dated.17-01-2024 and proposed in exercise of the powers conferred by Section 15 of Andhra Pradesh Metropolitan Region and Urban Development Authorities Act, 2016 (Act No.5 of 2016) is hereby published as required by sub–section (4) of the said section.

VARIATION

The site in R.S. No.125 to 130 of Bhimavaram Town to an extent of 4342.276 Sq.mts (Road use to Residential use) and the boundaries of which are shown in the schedule-1 hereunder and which is earmarked for Road use in the General Town Planning Scheme (Master Plan) of Bhimavaram sanctioned in G.O.Ms. No.9, MA&UD, Dated 17-01-2024 is now proposed to be designated for Residential use and another site in R.S. No. 127, 128 ,129 & 130 of Bhimavaram Town, to an extent of 3601.70 Sq.Mts (Residential Use to Road Use) and the boundaries of which are shown in the schedule-2 here under and which is earmarked for Residential use in

the General Town Planning Scheme (Master Plan) of Bhimavaram sanctioned in G.O. Ms. No.9, MA&UD, Dated 17-01-2024 is now proposed to be designated for Road use by variation of change of land use based on the Council Resolution No.389, dated 03-12-2024 as marked “A-B and E-I, I-G” (A-B: Road Use to Residential Land Use & E-I, I-G: Residential Use to Road Use) in the revised part proposed land use map of G.T.P.No.04/2025/R2(This Revised G.T.P.No.03/2025/R2) available in the Bhimavaram Municipality, subject to the following conditions :

1. The applicant shall obtain prior technical clearance from competent authority before commencement of any development activity at the site under reference.
2. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES -1

North : Existing Built Up Area in Sy.No.126
East : Existing 40’-00” wide road
South : Approved layout L.P.No.201/82 and 113/82 in Sy.No.123,124.
West : Canal Bund Sy.No.52.

SCHEDULE OF BOUNDARIES - 2

North : Agricultural lands in Sy.No.128 and Existing 40’-0” wide road
East : Existing Built Up Area in Sy.No.127, 128 & 129
South : Existing Built Up Area in Sy.No.126
West : Canal Bund Sy. No. 52.

S. SURESH KUMAR
PRINCIPAL SECRETARY TO GOVERNMENT